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WARRANTY DEED

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Arthur C. Spain, et ux	Arthur C. Spain, et ux	
(NAME) 1501 Dresden Court	(NAME) 1501 Dresden Court	130-4-90
(STREET ADDRESS OR ROUTE NUMBER) Nashville, Tennessee	(STREET ADDRESS) Nashville, Tennessee	70A-44-25
(CITY) (P. O. ZONE) (STATE)	(CITY) (ZONE) (STATE)	

FOR AND IN CONSIDERATION of the sum of Ten and----------00/100 ($10.00)---------- *Dollars,* cash in hand paid by the grantees; ARTHUR C. SPAIN and wife, DOTTIE L. SPAIN, and other good and valuable considerations, receipt of which is hereby acknowledged; including the assumption of a Deed of Trust executed by Harold Hitt, Trustee, to Everett A. Covington, Jr., Trustee, dated July 28, 1972, and recorded in Book 4624, Page 121, and corrected by instrument of record in Book 4696, Page 73, to secure Security Federal Savings & Loan Association payment of the indebtedness therein described;

I, HAROLD HITT, TRUSTEE,

have this day bargained and sold, and do hereby transfer and convey unto the said ARTHUR C. SPAIN and wife, DOTTIE L. SPAIN, their *(successors), heirs and assigns, certain real estate in Davidson County, Tennessee, as follows:*

Land in Davidson County, Tennessee, being Lot No. 1 on the Plan of the Resubdivision of Lot No. 31, Belle Meade Annex, as of record in Book 4470, Page 84, Register's Office for said County, described as follows: Beginning at a point in the southerly margin of Hobbs Road, said point being the common corner of Lots Nos. 1 and 2 of the plan last mentioned; thence, with a line between said two lots, south 01° 21' 00" west 196.68 feet to a point; thence, south 88° 32' 00" east 125 feet to a point in the westerly margin of Wallace Lane; thence, with same north 01° 21' 00" east 172.11 feet to the beginning of a curve, said curve having a radius of 25 feet, and an interior angle of 90° 06'; thence with, said curve northwesterly 39.31 feet to a point in the southerly margin of Hobbs Road; thence with said margin of Hobbs Road north 88° 45' 00" west 99.96 feet to the point of beginning.
Being part of the same property conveyed to Harold Hitt, Trustee, by deed from Robert E. Young and wife, of record in Book 4498, Page 712, Register's Office for said County.

STATE OF TENNESSEE
COUNTY OF DAVIDSON

The actual consideration or value whichever is greater, for this transfer is $ 46,500.00

Subscribed and sworn to before me, this the 25th day of February, 19 74

Affiant

My commission expires: 6-1-77 (Affix Seal)

Notary Public

This is unimproved ( ) improved (X) property, known as 3601-A, 3601B, Hobbs Road, Nashville, Tennessee (House Number) (Street) P. O. Address: City or Town

TO HAVE AND TO HOLD said real estate, with the appurtenances, estate, title and interest belonging to the said ARTHUR C. SPAIN and wife, DOTTIE L. SPAIN, their *(successors), heirs and assigns forever.* I *covenant that* I am *lawfully seized and possessed of said real estate in fee simple, have a good right to convey it, and that the same is unencumbered.*

I *further covenant and bind* myself, my *heirs and representatives, to warrant and forever defend the title to said real estate to said* ARTHUR C. SPAIN and wife, DOTTIE L. SPAIN, their *(successors), heirs and assigns, against the lawful claims of all persons.*

Witness my *hand this* 25th *day of* February, 19 74 *the corporate party, if any, having caused its name to be signed hereto by its duly authorized officers on said day and date.*

Harold Hitt Trustee

HAROLD HITT, TRUSTEE

STATE OF TENNESSEE NOTARY PUBLIC AT LARGE

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STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Personally appeared before me, Marbut Glenn Gaston, Jr. *, a Notary Public in and for said County and State,* Harold Hitt, Trustee,

the within named bargainor....., with whom I am personally acquainted, and who acknowledged that he *executed the within instrument for the purposes therein contained.*

Witness my hand and official seal at Nashville, Tennessee
this 25th *day of* February, *19* 74

Marbut Glenn Gaston, Jr.
Notary Public

Commission expires May 29, 1977

MARBUT GLENN GASTON, JR. NOTARY PUBLIC DAVIDSON COUNTY, TENN.

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

Before me, ..., a Notary Public of the State and County aforesaid, personally appeared ..... with whom I am personally acquainted, and who, upon oath, acknowledged ..... *self to be ..... of the ..... the within named bargainor, a corporation, and that* ..... *he as such ..... being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by* ..... *self as .....*

Witness my hand and seal, at office in .....
this ..... day of ....., 19.....

.....Notary Public

Commission expires .....

FEB27 CONV 46,500.00
FEB27 STAX A* 120.90
FEB27 PUBFEE A* .50
FEB27 MDEED A* 4.00 * 125.40

WARRANTY DEED

FROM

HAROLD HITT, TRUSTEE

TO

ARTHUR C. SPAIN, ET UX

C 43556

IDENTIF. REFERENCE

FEB 27 9 40 AM '74

FELIX Z. WINSTEAD REGISTER
DAVIDSON COUNTY, TENN.

Compliments of

Guaranty Title

Office of
Chicago Title Insurance Company
American Trust Bldg.—S. W. Corner
Third & Union
Phone 256-2650
NASHVILLE, TENNESSEE

File 3; Liability Rec'd